



Cecile Bedor, Director



CITY OF SAINT PAUL

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DATE: March 16, 2007
TO: Planning Commission
FROM: Zoning Committee
SUBJECT: Results of March 15, 2007 Zoning Committee Hearing

NEW BUSINESS

		<u>Staff</u>	<u>Recommendation</u> <u>Committee</u>
1.	Highgrove Community Credit Union (07-020-936) Conditional Use Permit for drive through service for credit union, and variance of floor area ratio (.5 FAR required; .27 FAR proposed)	Approval with conditions	Approval with conditions (4 - 0)

Address: 1804 7th St W
SE corner at Montreal

District Comment: District 9 recommended approval with conditions

Support: 2 people spoke, 0 letter(s)

Opposition: 1 person spoke, 3 letter(s)

Hearing: Hearing is closed

Motion: Approval with condition(s)

		<u>Staff</u>	<u>Recommendation</u> <u>Committee</u>
2.	Walgreens (07-022-851) Rezoning from TN2 (Traditional Neighborhood) and VP (Vehicular Parking) to B2 (Community Business)	Approval	Approval (4 - 0)

Address: 838 Maryland Ave E
SE corner Maryland and Arcade

District Comment: District 5 recommended approval

Support: 0 people spoke, 0 letter(s)

Opposition: 1 person spoke, 0 letter(s)

Hearing: Hearing is closed

Motion: Approval

		<u>Recommendation</u>	
		<u>Staff</u>	<u>Committee</u>
3.	Walgreens (07-022-865)		
	Conditional Use Permit for drive-through sales and service for pharmacy, with modification of distance from residential property for service lane and site access, and parking variance (56 spaces required, 43 spaces proposed)	Approval with condition(s)	Approval with condition(s) (4 - 0)
	Address:	838 Maryland Ave E SE corner Maryland and Arcade	
	District Comment:	District 5 recommended approval with conditions	
	Support:	0 people spoke, 0 letter(s)	
	Opposition:	1 person spoke, 0 letter(s)	
	Hearing:	Hearing is closed	
	Motion:	Approval with condition(s)	

		<u>Recommendation</u>	
		<u>Staff</u>	<u>Committee</u>
4.	K and L Sales (07-025-965)		
	Conditional Use Permit for outdoor auto sales with modification of the lot area requirement (15,000 sq. ft. required;10,154 sq. ft. available)	Approval with conditions	Laid over to March 29, 2007 (3 – 0)
	Address:	1523 Como Ave NW corner at Arona	
	District Comment:	District 10 made no recommendation	
	Support:	1 person spoke, 0 letter(s)	
	Opposition:	0 people spoke, 0 letter(s)	
	Hearing:	Hearing is closed	
	Motion:	Lay over	

		<u>Staff</u>	<u>Recommendation</u> <u>Committee</u>
5.	Frogtown Money Express (07-027-175) Conditional Use Permit for currency exchange, with modification of 100 ft. distance requirement from residential property Address: 385 University Ave W between Western and Arundel District Comment: District 7 recommended denial Support: 0 people spoke, 0 letter(s) Opposition: 0 people spoke, 2 letter(s) Hearing: Hearing is closed Motion: Denial	Denial	Denial (3 - 0)
6.	ERS Development LLC (07-010-823) Conditional Use Permit for 3-unit cluster development Address: 660 Lexington Pkwy S SE corner at Scheffer District Comment: District 15 made no recommendation Support: 0 people spoke, 0 letter(s) Opposition: 0 people spoke, 0 letter(s) Hearing: Hearing is closed Motion: Approval with condition(s)	Approval with condition(s)	Approval with condition(s) (3 - 0)
7.	Conditional Use Permit Expiration Text Amendment to Zoning Code Proposed amendment to Chapter 61.500 of the Zoning Code clarifying those circumstances when a conditional use permit expires. Support: 0 people spoke, 1 letter(s) Opposition: 0 people spoke, 0 letter(s) Hearing: Hearing is closed Motion: Approve amendment	Approve	Approve (3 - 0)